

**Cherokee County Zoning Board of Appeals
Public Hearing Minutes**

Thursday, November 1, 2007

6:30 PM

The Cherokee County Zoning Board of Appeals held its regularly scheduled meeting on November 1, 2007 in the Jury Assembly Room of the Cherokee County Justice Center. In attendance for the Zoning Board of Appeals were Chairman Evert Hekman, Elizabeth Semler, Greg Elder, Roy Taylor and Amy Dupree. In attendance for Cherokee County Staff were Vicki Taylor Lee, Zoning Administrator and Vikki Chadwick, Senior Clerk.

CASE #07-11-054V – Riverstone Industrial Properties, LLC is requesting a variance to article 10, table 10.1 to reduce the required 50 foot zoning buffer to 20 feet. Property is located on Ball Ground Highway, Canton in Land Lot(s) 280 and 281 of the 14th District, 2nd section, and further described as Cherokee County Map Number 14N27, Parcel 30A.

Vicki Taylor Lee presented the case.

Lamar Prance represented the case.

Scott Merrill represented the case.

No one spoke in favor of the case.

No one spoke in opposition.

Mr. Hekman closed public comment.

Mr. Hekman made motion to approve a variance for the 30 foot encroachment only until the Certificate of Occupancy is ready to be obtained and with the following conditions.

1. Buffer with one and a half times the requirement of the County Arborist along the 20 foot strip.
2. Maximum 30 foot light poles with down cast lighting.

Mr. Elder seconded the motion.

Motion passed 5-0.

CASE # 07-11-055V – David L. Sloan requesting a variance to Article 9. Applicant is requesting to continue a home based business restoring vintage automobiles. Property is located at 265 Willie West Road in Canton in Land Lot 16 of the 22nd District and is further described as Cherokee County Map Number 22N12, Parcel(s) 120A and 120B.

Vicki Taylor Lee presented the case.

David Walker represented the case.

No one spoke in favor of the case.

David Thiel spoke in opposition.

Janitha Smith spoke in opposition.

James Smith spoke in opposition.

Mr. Walker spoke in rebuttal.

Mr. Hekman closed public comment.

Mr. Taylor made motion to recommend a variance allowing six months continuance of operations as of today November 1, 2007 with conditions.

1. Business is to cease entirely in six months.
2. Cease paint bay operation immediately.
3. Paint shop and all equipment associated with the commercial operations to be removed within 6 months.
4. No cars or traffic associated with the business to go past the driveway.
5. All equipment and operations is to be moved inside during the six months variance.
6. Commercial deliveries limited to home delivery trucks only.

Mr. Elder seconded the motion.

Motion passed 5-0.

OTHER ITEMS

Approval of October 4, 2007 minutes.

Meeting Adjourned 7:45 P. M.